



Invitation to Bid HNS 21-18

NOTE: Contractors are not authorized to visit the property before or after the bid walk, without being accompanied by the City's Rehabilitation Specialist.

Documents included in Package:

- 1) Instruction to Bidders
- 2) Specs by Location/Trade (Scope of Work)
- 3) Subcontractor Certifications (if applicable)
- 4) Floor Plan / Site Drawing (if applicable)

Bid Walk & Bid Opening:

Project Address: 1120 Nations Dr.		REHAB ONLY
Bid Walk: October 22, 2020 at 11:00 am		
Bid Opening: October 29, 2020 at 2:00 pm		
Client Name:		Contact Number:
Project Manager: Mike Taylor		Contact Number: 704-336-4115

Bid Walk and Bidding Instructions:

All bid walks are mandatory.

If you are going to be late the policy is the following:

Contact me BEFORE the start time if you are going to be late. If you are going to be more than 10 minutes late, we will proceed without you and you will not be permitted to bid.

The day of a bid walk the best way to reach me is at Mike Taylor (cell # 980-215-1156).

Bids must be received by the date, time and place specified. All others will be considered non responsive and disqualified.

The Bids will be opened at 600 East Trade St. immediately following the above due date and time.



Company Acknowledgement:

The undersigned, having become thoroughly familiar with the terms, conditions, limitations, and provisions of the housing improvement work to be performed at **1120 Nations Dr.** to be funded through the City of Charlotte Neighborhood & Business Services, in addition, having fully inspected the site in all particulars, hereby proposes and agrees to fully perform the work within the time stated and in strict accordance with the proposed contract documents including furnishing of any and all labor and materials, and to do all work required to complete said Work in accordance with the advised respective contractual, for the sum of money:

All labor, materials, services and equipment necessary for the completion of the Work shown on the Drawings and in the Specifications:

Dollars (\$ _____)

Written total

Specs Dated: 10/1/2020 Number of Pages: 13 pages

Addenda # 1 Dated: Number of Pages:

Addenda # 2 Dated: Number of Pages:

Project Schedule: *Minimum Start Date -*

Completion Deadline:

Please Print and Sign:

Company Name/Firm:

Authorized Representative Name:

Signature:

Date:



Requirements For Bidders

The City awards rehabilitation bids to the lowest responsive and responsible bidder. A responsible bidder for the safe home program is one who:

- 1) Is a licensed general contractor in the State of North Carolina;
- 2) Has an Renovate, Repair & Paint Certification (<http://www2.epa.gov/lead/renovation-repair-and-painting-program>);
- 3) Is not listed on a local, state or federal debarment list;
- 4) Carries an appropriate amounts of insurance;
- 5) Can provide references verifying the contractor has completed work of a similar scope in a good workmanship like manner or successfully completed prior work for the Safe Home program. Referenced work must have been completed in one year or less from date of this invitation to bid.

A responsive bidder must:

- 1) Submit all requested documentation on time;
- 2) Meet the above requirements for responsibility at the time of bid submittal;
- 3) Have the capacity to meet the required schedule for the project.
- 4) Existing rehab projects contracted by the contractor must be on schedule.

The City reserves the right to waive any minor informalities or irregularities, which do not go to the heart of the bid submittal or prejudice other offers, or to reject, for good and compelling reasons, any or all bid submittals.

Mikel Taylor
Rehabilitation Specialist
City of Charlotte
Neighborhood and Business Services
600 E. Trade St.
Charlotte, NC 29202
PH: (704) 336-4115
Fax: (704) 632-8575



Instructions to Bidders

Explanations to Bidders

Any explanation desired by a Contractor regarding the meaning or interpretation of the advertisement for bids, drawings, specifications, etc., must be requested in writing to the Rehabilitation Specialist with sufficient time allowed for a reply to each Contractor before the submission of their bids. Any interpretation made will be in the form of an addendum to the invitation for bids, drawings, specifications, etc., and will be furnished to all prospective Contractors. The Contractor must acknowledge any revision to the bid documents in the space provided on the bid form and it must be submitted with their bid package.

Preparation of Bids

Bids shall be submitted on the forms furnished, or copies thereof, and must be manually signed. If erasures or other changes appear on the forms, the person signing the bids must initial each erasure or change

- The Contractor's Bid Proposal must be properly executed and submitted on the form provided. Bids by Contractors must be received by the Rehabilitation Specialist at the time and place specified on the "Invitation to Bid"
- No bid will be considered unless all individual work items on the Bid Form including any addendums are priced. The sum of all work items must equal to the Total Bid Amount.
- Unless called for, alternate bids will not be considered
- Modification of bids already submitted will be considered if received at the office designated in the invitation for bids by the time set for opening of bids

Submittal of Bids

- Sealed bids will be submitted to the Safe Home Program Office as directed in the invitation to bid prior to or at the appointed bid opening time
- Bid will be time stamped on the date of delivery
- Each bid must be submitted in a sealed envelope bearing on the outside the name of the Contractor, the name of the project for which the bid is submitted, and the date and time of the bid opening
- All bids submitted must be typed or written in ink and signed by the Contractor's designated representative

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SAFE HOME
CITY OF CHARLOTTE
NEIGHBORHOOD & BUSINESS SERVICES

- Failure to include all forms may result in rejection of a bid
- Required Bid Package Forms:
 - Scope of Work
 - Addenda Acknowledgement
 - Itemized Work Sheet
 - Subcontractor Certifications (if applicable)

NEIGHBORHOOD & BUSINESS
SERVICES

<http://housing.charlottenc.gov> | 600 E. Trade Street | Charlotte, NC

Work Specification

Response Due: 10/1/2020 3:45

Prepared By:
City of Charlotte Housing & Neighborhood Services
600 E. Trade Street
Charlotte, NC 28202
(704) 336-7600

Property Details

Address:	1120 Nations Dr. Charlotte, NC 28217	Owner:	Karlos Gregory
Structure Type:	Single Unit	Owner Phone:	Home: (704) 891-2385
Square Feet:	714	Program(s):	Healthy Homes Tested- NO LEAD SHFY2020 HOME FY 20
Year Built:	1952		
Property Value:	48900		
Tax Parcel:	16713331		
Census Tract:			
Property Zone:	Council District 3		

Additional Comments

SCOPE OF WORK FOR BIDDING

Repairs

<u>Description</u>	<u>Floor</u>	<u>Room</u>	<u>Exterior</u>
All Contractor's Project Requirements			General Requirements

The contractor is responsible for all project requirements, including but not limited to:

All activities required by the City's COVID-19 Precautions for Residential Housing Rehabilitation Activities policy.
Obtain all permits required. Said permits shall include all items in this scope of work.

Provide temporary toilet facilities from job start until the completion of work.

Provide AS MANY roll-off dumpsters as needed without damaging the site. Collect construction debris using dust control methods.
Remove dumpsters and repair any evidence of the dumpster use.

Contractor may haul debris away daily using dump trailers or trucks.

Bid Cost:	_____	X	_____	=	_____
	Base		Quantity		Total Cost

Exterminate Termites

General Requirements

Exterminate for termites. Drill and patch foundation and pavement where necessary. Exterminator must be licensed and provide a 1 year guarantee with an optional yearly renewable warranty for the homeowner.

Bid Cost:	_____	X	_____	=	_____
	Base		Quantity		Total Cost

Work Specification

Electric Service 200 AMP

Building Systems

Replace electrical service with new 110/220 volt, 200 amp panel with main disconnect and 24 circuit panel board; meter socket; weather head; service cable; and ground rods and cable. Caulk exterior service penetrations. Label circuits legibly.

Replacement of all sub-panels is included.

Install GFCI breakers on all two wire receptacle circuits. Install GFCI/AFCI breakers on all bedroom receptacle circuits. Label outlets per Code requirements.

Bid Cost:	_____	X	_____	=	_____
	Base		Quantity		Total Cost

Smoke and Carbon Monoxide Detectors

General Requirements

Install UL approved ceiling mounted smoke and heat detectors permanently hard wired into outlet boxes with battery backups in all bedrooms and outside of all sleeping areas.

Detector in the hall way shall be a combination CO/smoke detector.

All detectors shall be interconnected so that when any one detector goes off, all other detectors also go off.

Installation shall comply with all requirements of the Electrical Code.

Bid Cost:	_____	X	_____	=	_____
	Base		Quantity		Total Cost

Replace Receptacles, Switches, and Plates

Building Systems

Replace all existing receptacles, switches, and cover plates throughout the entire house.

Replace all two prong receptacles with three prong receptacles.

Install GFCI breakers on all two wire receptacle circuits. Install GFCI/AFCI breakers on all bedroom receptacle circuits. Label outlets per Code requirements.

Receptacles in Code defined wet or damp locations shall be GFCI protected.

Scope includes repair of any wall or ceiling damage.

Bid Cost:	_____	X	_____	=	_____
	Base		Quantity		Total Cost

Dryer Circuit

Laundry Room

Install 220 volt, 30 amp, surface mounted receptacle on an individual circuit. Repair all wall tear out required.

Remove the existing surface mounted wire and the surface mounted receptacle in the dining area of the kitchen.

Bid Cost:	_____	X	_____	=	_____
	Base		Quantity		Total Cost

Work Specification

Kitchen Counter Top GFCIs per Code

Building Systems

Upgrade existing outlets above kitchen counter tops and install additional outlets as necessary to meet all requirements of the current Electrical Code for counter top outlets.

All outlets shall be flush mounted ground fault circuit interrupted duplex receptacles with cover plates.
Fish wire as necessary and repair all damage to finished surfaces caused by installation.

Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

Range Hood Exterior Vented

Kitchen

Install an exterior ducted enameled range hood with integral controls and light capable of 100 cfm at 2 sones. Attach hood to cabinet with screws. Scope includes metal vent with roof cap and damper assembly, and all necessary wiring.

Installation shall comply with all requirements of the Electrical and Mechanical Codes.

Owner's choice of color.

Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

Electric Tabletop Water Heater

Building Systems

Disconnect and remove existing water heater and dispose of properly.

Install a 38-gallon electric tabletop water heater at the same location. Unit shall be insulated, have a glass-lined tank and temperature and pressure relief valve. Water heater shall have a 6-year warranty.

Installation shall comply with the Plumbing Code and the Construction Specifications.

Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

GFCI Receptacle 20 AMP

Bathroom

Install a flush mounted, ground fault circuit interrupted, duplex receptacle and cover plate. Fish wire and repair all tear out as needed.

Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

Light Fixture Replace

Bathroom

Replace wall mounted fixture with an UL approved 4 bulb strip LED light fixture with shade and lamps.

Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

Work Specification

Light Fixture

Bedroom Front

Remove existing ceiling fan and dispose of properly.

Install a ceiling mounted 2 bulb UL approved LED light fixture with shade and lamps.

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

Light Fixture Replace

Bedroom Rear

Replace existing ceiling mounted fixture with 2 bulb UL approved LED light fixture with shade and lamps.

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

Light Fixture Replace

Hall

Replace existing ceiling mounted fixture with 2 bulb UL approved LED light fixture with shade and lamps.

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

Light Fixtures Exterior

Exterior

Replace existing light fixtures at the front and back doors with UL approved, LED light fixtures.

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

Keyless Light Fixture Replace

Laundry

Replace the existing ceiling fixture with an UL approved keyless fixture with a LED bulb.

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

Mini Split System Heat Pump

Building Systems

Remove defunct ductless mini split heat pump system and dispose of properly.

Perform Manual J and Manual S calculations to determine the appropriate new ductless mini split system needed to heat and cool the house properly. Submit Manual J and Manual S calculations to Rehab Specialist for pre-approval.

Install new mini split system in full compliance with the Mechanical Code.

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

Work Specification

Vinyl Window

Building Systems

Dispose of existing window units in the kitchen, living room, and front bedroom. Field measure, order and install new Energy Star rated vinyl, double glazed LOW- E windows including half screens.

Insulate rough opening. Install new extension jambs, casing and sill as needed, prime and paint.

Exterior trim to be wrapped in PVC coated aluminum coil as needed.

Repair all areas disturbed by removal and installation. This installation is to include repairing any damaged header, framing (to include king studs, jack studs etc.) sub-floor, floor joists, band joists and sill. Any windows replaced in a bathroom must have tempered glass.

DO NOT RE-INSTALL WINDOW AIR CONDITIONERS

Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

Replace Tub/Shower Valve and Trim

Bathroom

Remove the existing tub and shower valve and trim and replace with new per the Plumbing Code and the Construction Standards.

Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

Grab Bars

Bathroom

Install two 1 1/2" diameter S/S Grab Bars securely attached to framing in wall.

Each bar must hold 300 pounds.

Owners choice of locations.

Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

Ceramic Wall Tile

Bathroom

Remove existing fiberglass surround and dispose of properly.

Install owner's choice ceramic wall tile over cement fiberboard with troweled adhesive. Include preformed base, cap, stop, return and trimmer pieces to complete installation. After at least 24 hours drying time, apply latex based portland cement grout. Clean all excess grout and apply mildew resistant white silicone caulk at all seams, fixture lips and pipe penetrations.

Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

Work Specification

Interior Prehung Door - Enlarge Opening

Bathroom

Enlarge frame opening to facilitate a 2'8" door. Install a 1 - 3/8" prehung door including casing both sides and lever handle privacy set. Include drywall repair of affected walls.

Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

Drywall Bathroom

Bathroom

Remove all gypsum, paneling, lathe and plaster or miscellaneous WALL coverings to expose framing. Dispose of tear out properly.

DO NOT REMOVE CEILING!

Correct framing as necessary to provide a flat surface and to properly support new drywall. FUR OUT THE WALL WITH THE HALL TO GET A STANDARD THICKNESS WALL.

Install insulation as required by NC Code.

Install 1/2" drywall using screws..

Tape the joints, apply three coats of joint compound, and sand to a smooth paint ready surface.

Materials and work shall comply with the Construction Specifications.

NOTE: WALLS ONLY! EXISTING CEILING SHALL REMAIN IN PLACE!

Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

Prep & Paint Room Semi Gloss

Bathroom

Remove or cover hardware, fixtures, furniture, accessories, and other room contents that are not to be painted.

FOR THE CEILING: Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Repair any remaining defects in surfaces as necessary to produce smooth paint ready surfaces. Prime all materials with a stain killing primer.

Top coat with two coats of low VOC semigloss acrylic latex paint.

Surfaces to be painted include all walls, ceiling, trim, and doors. Ceiling shall be painted the owner's choice of ceiling white or the selected wall color.

Replace or uncover hardware, fixtures, accessories, and other room contents.

Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

Work Specification

Re-Set Commode

Bathroom

Remove existing commode as necessary to conduct renovations and store for re-installation.

Re-install commode with new bolts and wax ring.

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

Vanity/ Counter Top/ Sink

Bathroom

Remove of old vanity and dispose of properly.

Install a new 24" vanity cabinet complete with marble-lite top with preformed sink.

Install single handle metal faucet with P- trap and drain lines to the wall, pop-up drain plug, supply lines, full port ball type shut-off valves & escutcheon plates.

All materials and workmanship shall meet the requirements of the NC Plumbing Code and the Construction Specifications.

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

Cabinets Base

Kitchen

Replace base cabinets. Cabinets to be constructed of solid maple and plywood. No particle board allowed. See contractor's manual guidelines & specifications for full requirements.

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

Cabinets Wall

Kitchen

Replace wall cabinets. Cabinets are to be constructed of solid maple and plywood. No particle board allowed. See contractor's manual guidelines & specifications for full requirements.

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

Work Specification

Counter Tops Replace

Kitchen

Remove existing counter tops and dispose of properly.

Measure cabinets for new tops and order built to order post formed laminate tops from a reputable top shop. Top shop shall apply all end caps and supply side splashes where cabinets end at walls. Top shop shall perform all sink cut outs.

NOTE: Do not buy counter top blanks at big box stores and cut them to size on site.

Attach counter tops to cabinets with screws front and back at all top ends, both sides of sinks, and at least every 3' in between.

If counter tops do not fit tightly to wall, trim drywall and/or backsplash margin as necessary to maintain a caulkable gap.

Neatly caulk counter tops to adjoining walls with low VOC matching caulk.

Provide owner with a minimum of five pattern choices that coordinate well with the cabinets.

Bid Cost:	_____	X	_____	=	_____
	Base		Quantity		Total Cost

Double Bowl Sink Complete

Kitchen

Install a 18 gauge 33" x 22" x 8" double bowl, stainless steel, self rimming kitchen sink including a single handle metal body faucet, rated at 2.0 GPM or less, with a 15 year drip- free warranty, P-trap, supply lines, full port ball type shut-off valves & escutcheon plates on all supply & drain lines. No copper compression fittings.

Bid Cost:	_____	X	_____	=	_____
	Base		Quantity		Total Cost

Prep & Paint Room Semi Gloss

Kitchen/Dining

Remove or cover hardware, fixtures, furniture, accessories, and other room contents that are not to be painted.

Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Repair any remaining defects in surfaces as necessary to produce smooth paint ready surfaces.

Prime all materials with a stain killing primer.

Top coat with two coats of low VOC semigloss acrylic latex paint.

Surfaces to be painted include all walls, ceiling, trim, and doors. Ceilings shall be painted the owner's choice of ceiling white or the selected wall color.

Replace or uncover hardware, fixtures, furniture, accessories, and other room contents.

Bid Cost:	_____	X	_____	=	_____
	Base		Quantity		Total Cost

Work Specification

Prehung Metal Door Entrance

Living Room

Remove existing door, frame and threshold and dispose of properly.

Install new Energy Star rated pre-hung exterior door. Insulate cavity. Install mortised single cylinder dead bolt and lever handled door hardware keyed alike. Install wide peep sight. New casing and shoe molding will match existing. Apply primer and topcoat. This installation to include repairing any damaged header, door framing, to include wall framing, sub-floor, floor joists and sill.

Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

Repair Wall

Living Room

At the hole in the wall, install blocking and insulation as necessary. Install a 1/2" drywall panel painted white and picture frame patched area to set it off from the surrounding paneling.

Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

Prep & Paint Specified Surfaces

Living Room/Hall

Surfaces to be painted are:

- *the ceiling in the living room and the hall
- *the trim board above the paneling in the living room
- *the hall walls and the connecting living room wall that is not paneled.
- *baseboard
- *window trim
- *doors and door trim

THE PANELED WALLS IN THE LIVING ROOM ARE NOT INCLUDED IN THE SCOPE OF WORK.

THE BUILT IN CABINET WHERE THE HALL MEETS THE LIVING ROOM IS NOT INCLUDED IN THE SCOPE OF WORK.

Remove or cover hardware, fixtures, furniture, accessories, and other room contents that are not to be painted.

Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Repair any remaining defects in surfaces as necessary to produce smooth paint ready surfaces.

Prime all materials with a stain killing primer.

Top coat walls and ceiling with two coats of low VOC flat acrylic latex paint. Ceilings shall be painted the owner's choice of ceiling white or the selected wall color.

Topcoat all doors and trim with two coats of low VOC semigloss acrylic latex paint.

Replace or uncover hardware, fixtures, furniture, accessories, and other room contents.

Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

Work Specification

Prehung Door Interior

Bedroom Front

Remove existing door and frame and dispose of properly.

Pad out wall and install and finish drywall on the hall side to get a standard wall thickness.

Install a six panel prehung door unit with lever handle privacy set.

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

Remove AC Unit and Patch Wall

Bedroom Front

Remove the through the wall air conditioning unit and dispose of properly.

Repair framing as necessary, install R-15 insulation in open stud bays. On the interior, install 1/2" drywall. Tape, and finish to blend with surrounding wall finish.

On the exterior, install 7/16" OSB or plywood. cover with a vapor barrier and patch in Hardie Plank siding to match existing.

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

Drywall Repair and Painting

Bedroom front

Remove or cover hardware, fixtures, furniture, accessories, and other room contents that are not to be painted.

Cut damaged drywall back to break on framing members and install drywall patches taped, mudded, and sanded to blend with the adjoining surfaces.

Use compressed air or other minimal contact methods to remove accumulated dust from the ceiling.

Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Repair any remaining defects in surfaces as necessary to produce smooth paint ready surfaces.

Prime all materials with a stain killing primer.

Top coat with two coats of low VOC flat acrylic latex paint.

Surfaces to be painted include all walls, ceiling, closet, trim, and doors. Ceiling shall be painted the owner's choice of ceiling white or the selected wall color.

Replace or uncover hardware, fixtures, furniture, accessories, and other room contents.

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

Work Specification

Prehung Door Interior

Bedroom Rear

Remove existing door and frame and dispose of properly.

Pad out wall and install and finish drywall on the hall side to get a standard wall thickness.

Install a six panel prehung door unit with lever handle privacy set.

Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

Repair Sliding Window Unit

Bedroom Rear

Install new locks on existing vinyl sliding window unit.

Tweak window as necessary to insure smooth operation.

Wrap exterior trim components with aluminum.

Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

Drywall Repair

Bedroom Rear

Repair hole in wall under window. Tape and mud and sand to paint ready condition. Apply a coat of primer.

PAINTING IS NOT INCLUDED

Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

Trim and Insulate Attic Access

Hall

Install trim around the existing attic scuttle hole and install a drywall or plywood panel backed by R-38 insulation and weatherstripped with continuous foam.

Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

Work Specification

Interlocking Vinyl Plank Flooring

General Requirements

Rooms included in this scope of work are:

- *front bedroom
- *back bedroom
- *hall
- *living room

Remove existing floor coverings and dispose of properly.

Prepare floor as necessary and Install waterproof interlocking vinyl plank flooring. Flooring shall have a minimum 25 year manufacturer's warranty and shall be installed strictly according to manufacturer's specifications.

Contractor is responsible for preparing sub floor as necessary to satisfy manufacturer's installation specifications.

Install suitable matching transition pieces where flooring meets other flooring materials.

Install painted or stained wood quarter-round at all perimeters to complete installation.

Provide home owner choice of three to five pattern selections from program approved manufacturers.

Bid Cost:	_____	X	_____	=	_____
	Base		Quantity		Total Cost

Remove Floor Covering

Laundry

Remove the floor covering in the laundry room and dispose of properly.

Leave the floor in broom clean condition.

Scope includes moving appliances as necessary to remove floor covering.

Bid Cost:	_____	X	_____	=	_____
	Base		Quantity		Total Cost

Dryer Vent

Laundry

Install 4" rigid aluminum vent tubing from the specified dryer location to a 4" wall mounted dryer vent hood with a back flow preventer and NO screening. Fasteners shall not protrude into the interior of the exhaust duct. Seal all seams in the system with duct mastic or aluminum foil tape, not duct tape. Secure duct and hood to framing.

Bid Cost:	_____	X	_____	=	_____
	Base		Quantity		Total Cost

Drywall Repair

Laundry

Install 1/2" drywall over the existing ceiling surface. Patch in missing pieces of drywall on wall surfaces. Apply a tape coat of mud to all drywall joints.

Bid Cost:	_____	X	_____	=	_____
	Base		Quantity		Total Cost

Work Specification

Exterior Door Hardware

General Requirements

At the kitchen door to the back porch and at the porch door to the exterior:

Replace entry hardware with lever handle entry set and single keyed deadbolt.

NOTE: Double keyed deadbolts are not permitted.

All new locksets shall be keyed alike.

Deadbolt keepers shall be installed with long screws that attach securely to framing (new prehung doors equipped with reinforced metal plates on the inside of the jamb are also acceptable in lieu of long screws).

The finish of new hardware shall match existing hardware unless home owner selects otherwise.

Bid Cost:	_____	X	_____	=	_____
	Base		Quantity		Total Cost

Vinyl Soffit & Aluminum Fascia

Exterior

Inspect fascia and rerail as necessary to secure tightly to rafters.

Wrap all fascia with PVC coated aluminum coil stock.

At the eaves, extend the fascia wrap to the siding and turn down a nailing edge to secure the wrap to the siding.

Install soffit vents as necessary to maintain Code required attic ventilation.

Bid Cost:	_____	X	_____	=	_____
	Base		Quantity		Total Cost

Siding Repair

Exterior

Replace missing siding on the right side of the house near the back porch.

Re-nail loose piece of siding on the right side wall of the house.

Bid Cost:	_____	X	_____	=	_____
	Base		Quantity		Total Cost

Certification

Contractor Name: _____

Total Cost: _____

Signature: _____

Date: _____